

09.05.2023

2023-10351

PRCA/WSPP-240008-WB
**CMAR SERVICES FOR THE
RECONSTRUCTION OF
THE HISTORIC THELMA
BOLTIN CENTER**



Decker Construction

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1503 NW 16th Avenue
Gainesville, FL 32605



LETTER OF APPRECIATION

September 5, 2023

Dear Ms. Betsy Waite & Distinguished Members of the Selection Committee:

Our team at Decker Construction is excited to have the potential opportunity to work with the City of Gainesville and Wild Spaces & Public Places team. Together our teams have accomplished some challenging projects that have made significant positive impacts to the neighborhoods of Gainesville. Namely the Historic Hartman House and Oakview Park projects showed just how well Decker Construction and Wild Spaces & Public Places collaborate to execute challenging projects. Our mission statement is “to build a better quality of life for everyone we serve”; some of the most personally satisfying projects our team completes are those which make neighborhoods and communities a better environment for its residences.

Since 2012, when Decker Construction started, our firm has grown and evolved through our recognition and ability to successfully complete projects of various sizes and complexity. We have been able to grow our team with like-minded professionals who all work together diligently to guarantee our clients get the best service and best quality projects possible. Our approach is to view the City of Gainesville, WSPP, the City Building Department, the design consultants, and the end user group in the construction process as “the team”. Each member brings a specific area of expertise which allows the project to be successful, and our company is just one part of that equation.

As our company has grown, we have learned many lessons about relationships, leadership, teamwork, and efficiency. Our goal from day one, and continues to be, we want to be the best partner for our clients, our team, our subcontractors, and our community. We take great pride in growing our team members and helping them progress in their personal and professional lives. We also believe in helping our community through volunteering and philanthropy. Part of this quest is to find small/diverse businesses in our community and do our best to help them achieve their goals, hopefully, in conjunction with the City of Gainesville.

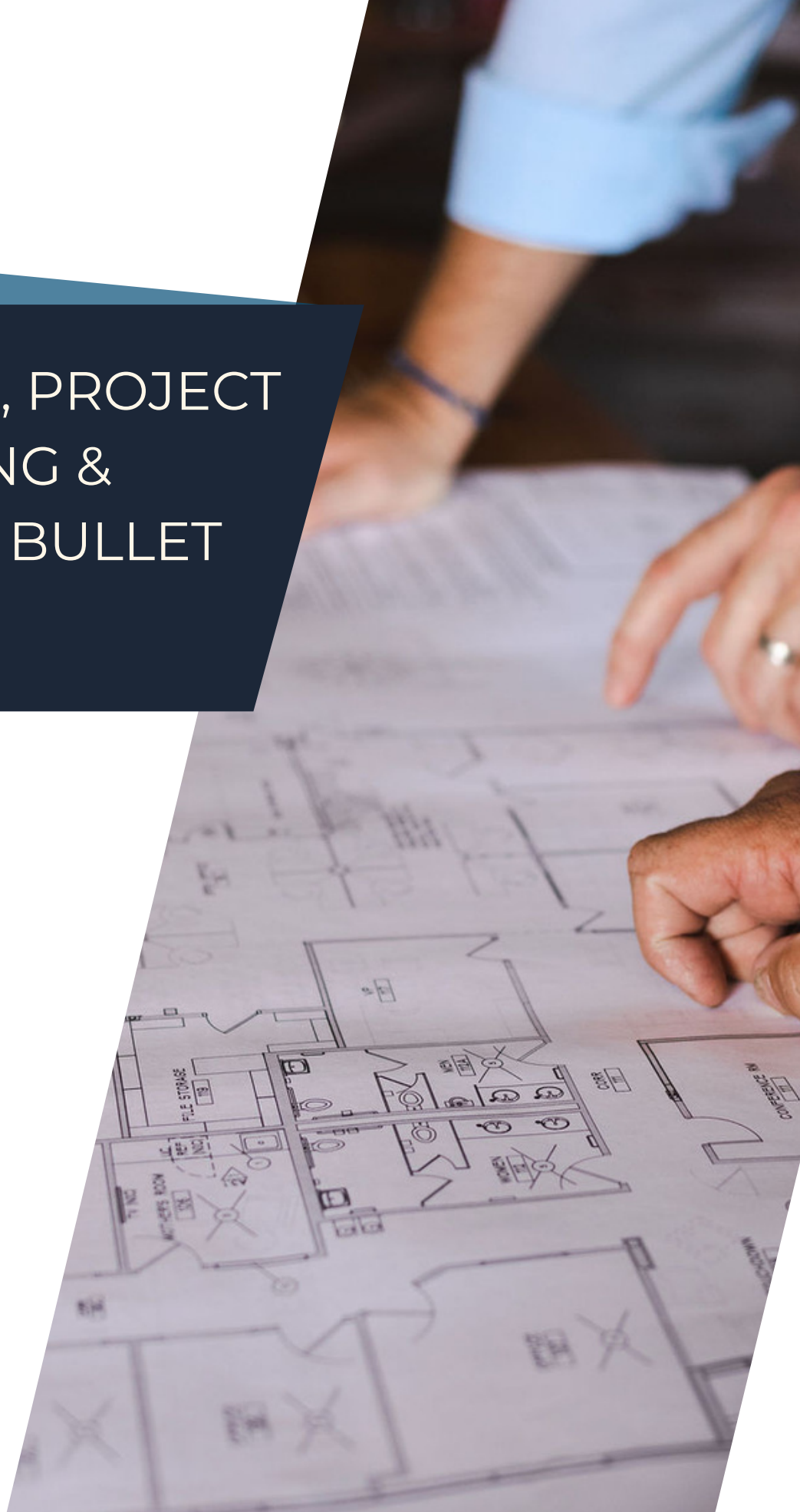
The City of Gainesville has done a phenomenal job with the Wild Spaces and Public Places projects. Our experience working with Betsy, Peter, Jody, and other City of Gainesville personnel offers the community an opportunity to have a well proven and collaborative team in place to ensure the Thelma Boltin Center is a staple in our community for many generations to come.

We sincerely thank you for your time and consideration. And as always, Go Gators!

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INTRODUCTION, PROJECT UNDERSTANDING & APPROACH - 3.1 BULLET POINT #1



Project Understanding and Approach: Describe your understanding of the objectives and scope of the requested services and your general approach to such. Include a general time frame for being able to provide the services contained in the RFP.

At Decker Construction, our team approaches each project with a collaborative mindset seeking to understand the project team's goals. These goals cover all aspects of a construction project including budget, timeline, surrounding area sensitivity, construction techniques, and many other segments. Regarding the Thelma A. Boltin Center, our team understands what this building means to the community and how its features represent the time and surrounding area it was built in. In our experience, older buildings such as this are almost like time capsules. Time capsules bring to life things from the past, but also contain surprises that sometimes are not anticipated. In 2020, when our team was remodeling the 1900s structure of the Hartman House for WSPP, we discovered existing tongue and groove walls which the project team then decided to restore by sand blasting and patching. Some of the surprises of older buildings lead to new direction on projects such as this. Our team focuses on the ability to reduce, reuse, and recycle historical components as much as safely feasible.

Without full design documents, our team understands and anticipates that the design phase of this project will have some exploratory demolition to assist the design team with planning and confirming various details. This process would likely take anywhere between 4 to 12 weeks to complete with multiple site visits. Once the design is complete, a project such as this would range from 10-14 months of construction activities in order to ensure quality craftsmanship and safety of site workers. Often times on historical buildings, we have to procure various materials and have various craftsman work together to achieve the outcomes we desire as modern practices do not match with historical methods.

Decker Construction has a proven track record of successfully working with the City of Gainesville, the Design Team, and all other project stakeholders on CMAR projects. As a Construction Manager Continuing Services Contract holder with the City for the past seven years, we have had the pleasure of successfully working with the WSPP department multiple times under this project delivery method and welcome all opportunities to work with them and their amazing team members and design professionals. And we are fully committed to making ourselves available to do whatever it takes to collaborate and assist all stakeholders to get the info they need and to meet whatever schedule and timeline they require.

The background image shows a light-colored building with a ramp leading to a set of stairs. A sign on the right side of the building reads "THE SERVICE" and "CMAR SERVICES". The image is partially obscured by a dark blue geometric overlay on the left side.

PROPOSED PROJECT STAFF - 3.1 BULLET POINT #2 & ORGANIZATIONAL CHART FOR CM TEAM

Proposed Project Staff: Identify the key personnel who will be directly assigned to this project. State the qualifications and related experience of each member of the proposed project team of engineers and professionals.

Karlin Warkentin will be our Project Manager. Karlin graduated from the University of Florida with master's degrees in both Construction Management as well as Urban and Regional Planning. Our project executive will be Chris Decker who also graduated from the University of Florida with a master's degree in Construction Management. Our General Superintendent will be Mike Calsam, a graduate of Santa Fe College Construction Management program. Our Superintendent will be Bob Bailey, who has successfully run the Oakview Park project with the Wild Spaces and Public Places team and continues to have a great relationship with them. All proposed project staff for this project have extensive experience with the CMAR format of project delivery and are prepared to be fully engaged with WSPP project management and Wannemacher Johnson Architects team members and consultants from contract award to the delivery of their complete set of construction documents by the end of the year.

Chris, Mike and Karlin were all engaged on the Hartman House and Oakview Park projects from precon to completion, and most recently successfully completed a \$5.5MM CMAR project for Baby Gator Child Development and Research Center at Lake Alice on the UF campus, working hand in hand with Design Team and Owner throughout design development, preconstruction and construction to deliver an addition and renovation within budget, utilizing experience and trade partner relationships to provide pricing, lead time, constructability and facility maintainability feedback throughout the process. The project included demolition while leaving existing structure intact, relocation of underground utilities, site preparation, building a new structure adjacent and connected to an existing building, interior finishes of existing shelled space, parking lot, and new landscaping and hardscapes. The project was under a great deal of UF community scrutiny due to the critical nature of the facility to serve UF's student, faculty and staff parents and the site was on a main artery in and out of main campus. The project was delivered successfully, on budget and on schedule for the Client's critical date of serving the next generation of "baby gators" for the Fall 2023 school year.

Chris, Mike, Karlin and Bob were all engaged on the Oakview Park project and most recently completed a project for the UF Reitz Union removing an existing structural steel and stucco breezeway component of the original structure of the building that had become a maintenance and safety issue for the User Group. Design for the treatment of the remaining building components was done during the construction phase in response to unforeseen existing conditions as they were uncovered with the removal of each section of the breezeway structure and roof. This required extensive logistical coordination due the high visibility and high foot traffic in the Reitz Union. The project was still ultimately delivered on schedule for the start of the fall 2023 UF semester and the return of students to campus.

PLEASE SEE FOLLOWING ORGANIZATIONAL CHART AND DETAILED RESUMES



Chris Decker
Principal, Sr. Project Manager



Mike Calsam
Principal, General Superintendent,
Safety Officer



Karlin Warkentin
Project Manager



Kevin Casasnovas
Asst. Project Manager



Lori Brooks
Office Manager
Contract Administrator



Chris Ward
Project Consultation
(BIM Manager)



Bob Bailey
Superintendent



Pete Peterson
Assistant Superintendent



David Williams
Foreman



FIELD PERSONNEL

WHATEVER IT TAKES

Project Success

PERSONNEL RESUMES FOR CM TEAM MEMBERS



Chris Decker

- Background and Residency
 - Master of Science in Building Construction from UF – 2011
 - Bachelor of Science in Business Administration from UF – 2005
 - Resident of Gainesville, FL
- Years of experience with your firm and years in the field
 - 4th Generation Certified General Contractor in the State of Florida
 - Commercial Construction Professional since 2006
 - Co-Owner of Decker Construction, established in 06/2012, and is currently and will continue to play an active role on all City of Gainesville Projects.
- Discipline
 - Principal/Sr. Project Manager
 - This team member is an experienced professional with experience with CMAR, GC, Planning & Project Control, Value Management, Constructability Analysis and Reporting, Procurement, ODP, Scheduling & Estimating, Cost Analysis, Codes & Standards, and Complex Building Layout.
- Registrations & certifications
 - State of Florida Certified General Contractor CGC1522815
 - OSHA 30
 - CPR/First Aid Certified
 - Member of BANCF
 - Board Member - Xtraordinary Joy
 - Gator 100 Honoree 2021
- Line of authority
 - Co-Owner, Sr. Project Manager, Qualifying Agent
- Continuity through design, construction, and post-occupancy
 - Chris is involved throughout the entire construction process providing intimate knowledge of processes and procedures to the entire project team to help successfully deliver and maintain high quality facilities for all clients.
- A short description of two projects in the resume
 - Baby Gator at Lake Alice
 - Simultaneous 6,500 SF ground-up construction along with interior renovation of the existing 9,500 SF facility. Site and budget constraints, difficult existing conditions, and delicate site conditions all managed from pre-construction into the currently ongoing construction phase.
 - UF Health Shands Labor and Delivery Renovation 3rd Floor
 - Complete gut and renovation in the center of an active hospital. Detail-oriented project with active patient care areas surrounding the entire project on all sides. High-end finishes throughout and main switch gear upgrades within an active facility.
- Why chosen to perform his/her role on this project.
 - Over the course of his career, Chris has successfully helped deliver over 600 projects here in Gainesville, FL, and wants to and is willing to continue to do so for as long as he is given the opportunity to serve.

Mike Calsam

- Background and Residency
 - Involved in the Commercial Construction Industry in North Central Florida since 2004
 - Involvement in projects in Gainesville, FL since 2004
 - Resident of Gainesville, FL
- Years of experience with your firm and years in the field
 - Co-owner of Decker Construction since first established in 06/2012
 - Commercial Construction since 2004 and is currently and will continue to play an active role on all projects.
- Discipline
 - Principal/General Superintendent
 - Safety Officer
 - Experienced professional with experience with CMAR, GC, Planning & Project Control, Value Management, Constructability Analysis and Reporting, Procurement, ODP, Scheduling & Estimating, Cost Analysis, Code & Standards, Customer Service, and Complex Building Layout.
- Registrations & certifications
 - State of Florida CBC
 - LEED AP BD+C
 - Vice President, BANCf Apprenticeship Council
 - Leadership Gainesville class 49
 - Board of Directors – Xtraordinary Joy, Humane Society of North Central Florida
 - OSHA 30
 - CPR/First Aid
 - Graduate of Santa Fe College – AA & AS in Building Construction Technology (2009)
- Line of authority
 - Co-Owner, General Superintendent, Safety Officer
- Continuity through design, construction, and post-occupancy
 - Involved throughout the entire process providing field knowledge during design, transition of information and knowledge of best practices, quality control and safety during construction. Post-occupancy involvement allows him to understand the final product and usage specific to each project and ensure our quality control measures are effective and produce sustainable results.
- A short description of two projects in the resume
 - Oakview Kiwanis Girl Scout Park for City of Gainesville Wild Spaces and Public Places
 - The tax funded project highlighted the remodel of two square city blocks. Building restored from ground up including new roof, power, HVAC, and electrical components. Stormwater management was critical due to the creek running on the property. The Decker team built a 110' bridge with buyout savings to highlight the park's features.
 - UF Health Shands Labor and Delivery Renovation 3rd Floor
 - Complete gut and renovation in the center of an active hospital. Detail-oriented project with active patient care areas surrounding the entire project on all sides. High-end finishes throughout and main switch gear upgrades within an active facility.
- Why chosen to perform his/her role on this project.
 - Effective leadership and thorough understanding of Decker Constructions and City of Gainesville's processes, procedures, and expectations.

Karlin Warkentin

- Background and Residency
 - Master of Science in Building Construction – University of Florida
 - Master in Urban & Regional Planning – University of Florida
 - Resident of Gainesville, FL
- Years of experience with your firm and years in the field
 - 10 years Commercial Construction Industry experience in Gainesville, FL
 - Decker Construction Project Manager since 2017 and is currently and will continue to play an active role on all City of Gainesville projects.
- Discipline
 - Project Manager.
 - Specialized experience in City of Gainesville Processes & Procedures and Urban & Regional Planning
 - Experienced professional with experience with CMAR, GC, Planning & Project Control, Value Management, Constructability Analysis and Reporting, Procurement, ODP, Scheduling & Estimating, Cost Analysis, Codes & Standards, Customer Service, and Complex Building Layout.
- Registrations & certifications
 - OSHA 30 Certified
 - HAZWOPER
 - CPR/First Aid Certified
- Line of authority
 - Reports directly to Co-Owners of Decker Construction, first line of contact to City of Gainesville / WSPP personnel.
- Continuity through design, construction, and post-occupancy
 - Karlin works diligently from Pre-Construction through post-occupancy phases in conjunction with Decker Superintendents and project stakeholders to ensure the highest level of project goals, communications, documentation, and quality control on all aspects of each project.
- A short description of two projects in the resume
 - Oakview Kiwanis Girl Scout Park for City of Gainesville Wild Spaces and Public Places
 - The tax funded project highlighted the remodel of two square city blocks. Building restored from ground up including new roof, power, HVAC, and electrical components. Stormwater management was critical due to the creek running on the property. The Decker team built a 110' bridge with buyout savings to highlight the park's features.
 - Baby Gator at Lake Alice
 - Simultaneous ground-up construction along with existing interior renovation. Site and budget constraints, difficult existing conditions, and delicate site conditions all managed from pre-construction into the currently ongoing construction phase.
- Why chosen to perform his/her role on this project.
 - Karlin is a high performing, knowledgeable team member who goes the extra mile to ensure the satisfaction of our clients on every project. His understanding of WSPP's procedures and processes are critical to the successful completion of many projects with the City of Gainesville. His ability and willingness to train and teach other team members, subcontractors, and vendors provides Decker Construction with a valuable resource in helping to enhance and grow our team.

Kevin Casanovas

- Background and Residency
 - Bachelor of Science in Civil Engineering from UF – 2016
 - Assistant Project Manager – 2018 to 2021
 - Project Manager – 2021 to Present
 - Resident of Gainesville, FL
- Years of experience with your firm and years in the field
 - Decker Construction for 2 years and is currently and will continue to play an active role on all projects.
 - 6 years of commercial construction industry experience
- Discipline
 - Assistant Project Manager for this project
 - Experienced in professional CM, GC, Planning & Project Control, Value Management, Constructability Analysis and Reporting, Procurement, ODP, Scheduling & Estimating, Cost Analysis, Federal Government Projects, Customer Service.
- Registrations & certifications
 - 30 Hour OSHA
 - Construction Quality Management for Contractors, USACE, 2018
 - American Heart Association Infant, Child and Adult, First Aid CPR AED Training, 2019
- Line of authority
 - Reports to Project Manager and has direct line to Co-Owners of Decker Construction.
- Continuity through design, construction, and post-occupancy
 - Pre-Construction through warranty period, Kevin works with Decker Team and Superintendent to ensure the highest level of understanding, communication, documentation, and quality throughout the entire project.
- A short description of two projects in the resume
 - MP06973 FL Gym RM 250 Renovations, 2023
 - Interior renovations to room 250 suite in the Florida Gym Building. Project involved removal of built in accordion partition wall, demo of existing ceiling grid, installation of new doors in existing walls; as well as, installation of new walls, doors, flooring, hard ceiling, lighting, casework, roller shade controls, painting, and modification of the existing HVAC ductwork.
 - Rebuild Egmont Channel RRL & FRL USCG St. Petersburg, FL, 2021
 - Erection of (2) steel range light towers in Egmont Channel. Project involved pile driving, iron work, structural steel erection with barge mounted cranes, underwater welding, installation of anticorrosion devices, and epoxy painting of structures; as well as the installation of FRP platforms, davit cranes, and owner furnished hurricane proof enclosure.
- Why chosen to perform his/her role on this project.
 - Kevin is a high-quality individual who pays close attention to details and communicates with the project stakeholders effectively. With an engineering background, Kevin understands how buildings function and the various parts and pieces tie together. With a history working on Federal Government projects, he has developed a very structured approach to project management and brings government, military, and industrial project experience to our team.

Lori Brooks

- Background and Residency
 - Construction Professional since 1978
 - Resident of Williston, FL
- Years of experience with your firm and years in the field
 - Construction Industry Sitework/Erosion Control since 1978
 - Decker Construction Office Manager/Contract Administrator since 2019 and is currently and will continue to play an active role on all projects.
- Discipline
 - Office Manager/Contract Administrator.
 - Experienced professional CM, GC, Procurement, QuickBooks, and Contract Administration.
 - Specialized experience in Contract Administration, Accounts Receivable, and Customer Service.
- Registrations & certifications
 - Hands on industry training of 46 years through family & private companies.
 - Procore Certified
- Line of authority
 - Reports to Mike Calsam & Chris Decker; works closely with Project Managers, clients, vendors, and subcontractors to ensure proper and timely transitions of pay applications, lien releases, Owner file uploads, and tracking warranty periods.
- Continuity through design, construction, and post-occupancy
 - Lori's role begins once our PO is received. She then works with our PM team to ensure adherence to all guidelines regarding pay applications, change orders, and other financial aspects are followed. At post-construction she works closely with the PM staff to ensure closeout procedures are followed and tracks warranty periods.
- A short description of two projects in the resume
 - Lori is a vital part of our "back office" team but does not work specifically on projects. She has developed outstanding relationships with our clients, our subcontractors and vendors, the local Authorities Having Jurisdiction, that all play a vital role in our companies' success.
- Why chosen to perform his/her role on this project.
 - Lori understands the process of Contract Administration. She is a tireless worker who goes above and beyond each day to ensure she meets deadlines, holds our team members accountable, and meets the demands of our clients. The backbone of our operations relies on Lori to ensure our clients' expectations are met, and our subcontractors and vendors are current on all payables.

Bob Bailey

- Background and Residency
 - US Army Paratrooper, 1st Bat. Ranger Support – 1986
 - Structural Steel Worker from 1995-2004
 - Resident of Ft. White, FL
- Years of experience with your firm and years in the field.
 - Decker Superintendent since 2018
 - Commercial Construction Professional since 2003
- Discipline
 - Superintendent
 - Experienced professional in CM and GC projects. Planning & Project Control, Value Management, Constructability Analysis & Reporting, Scheduling, Cost Analysis, and Logistics. Specialized experience in Structural Steel, Welding, Steel Erection, Class A Construction, Customer Service, and Quality Control.
- Registrations & Certifications
 - CPR/First Aid Certification
 - State of Florida Stormwater Inspector (2019)
 - State of Florida Advanced MOT Certified (2019)
 - OSHA 10/MSHA24 Certified (2010)
 - Certified Unlimited Structural Welder (2001)
- Line of Authority
 - Reports to General Superintendent and works closely with Project Managers while responsible for the day-to-day onsite activities, safety, and quality control.
 - First line of contact to City of Gainesville / WSPP personnel.
- Continuity through design, construction, and post-construction.
 - Bob assists our PM team early in the pre-construction process to ensure constructability and scheduling accuracy. This gives him an intimate knowledge of the project goals and serves him well through construction and post-construction phases.
- A short description of two projects in the resume.
 - UF Office of Institutional Research at Tigert Hall
 - Full scale remodel of 3rd Floor suite of Tigert Hall. Full removal of existing 8” light weight concrete sound isolation sub-flooring. Construction activities were planned and executed on nights and weekends due to the sensitive working environment of adjacent spaces and floors.
- Oakview Kiwanis Girl Scout Park for City of Gainesville Wild Spaces and Public Places
 - The tax funded project highlighted the remodel of two square city blocks. Building restored from ground up including new roof, power, HVAC, and electrical components. Stormwater management was critical due to the creek running on the property. The Decker team built a 110’ bridge with buyout savings to highlight the park’s features.
- Why chosen to perform his/her role on this project.
 - “Uncle Bob” is a critical member of Decker Construction. His past experiences with structural steel welding, erection, and repair bring a sector of industry knowledge very few people in the greater Gainesville, FL area possess. His history with Class A construction in Orlando helps provide invaluable insight as our firm takes on new challenges. His understanding of construction, attention to detail, and friendly demeanor makes him a great asset to our team.

Pete Peterson

- Background and Residency
 - Retired United States Navy – 20 years of service.
 - Graduated Santa Fe College Construction Management Program - 2018
 - Columbia Southern University OSHA Degree Program – Class of 2024
 - Resident of Gainesville, FL
- Years of experience with your firm and years in the field
 - Decker Construction Assistant Superintendent for 4 years and is currently and will continue to play an active role.
 - Certified Crane Operator – 35 years
 - Industrial & Commercial Construction – 20 years
- Discipline
 - Assistant Superintendent.
 - Experienced professional on CM and GC projects, Planning & Project Control, Scheduling, Safety Standards, Customer Service, and MEP/FP trades.
 - Specialized experience in Crane, Rigging, the UF Health Science Center, and Revit.
- Registrations & certifications
 - First Aid/ First Responder Certified
 - 30 Hour OSHA Certified
 - Certified Signalperson / Rigger – 20 years
 - Certified Crane Operator – 35 years
- Line of authority
 - Reports to General Superintendent and Superintendent working closely with Project Managers and is responsible for day-to-day onsite activities, safety, and quality control.
- Continuity through design, construction, and post-occupancy
 - Pete assists our Superintendent and PM team early in the pre-construction process to ensure constructability and scheduling accuracy. Doing this gives him intimate knowledge of the project goals and serves him well through construction and post-construction phases.
- A short description of two projects in the resume
 - Oakview Kiwanis Girl Scout Park for City of Gainesville Wild Spaces and Public Places
 - The tax funded project highlighted the remodel of two square city blocks. Building restored from ground up including new roof, power, HVAC, and electrical components. Stormwater management was critical due to the creek running on the property. The Decker team built a 110' bridge with buyout savings to highlight the park's features.
 - Medical Science Building (MSB) M3-39 Lab Renovation
 - Complete renovation project turning an existing lab into a freezer farm. Coordination of emergency electrical outage encapsulating five health science departments over five different floors.
- Why chosen to perform his/her role on this project.
 - Pete is an experienced member of our team who pays the utmost importance and clear and concise documentation and communication. His understanding of OSHA, Cranes, and Rigging provides our team with great knowledge and best practice. Pete has proven to be an asset to our team and continues to grow professionally and personally pursuing his interest in Construction and Construction safety.

QUALIFICATIONS OF FIRM - 3.1 BULLET POINT #3



Qualifications of Firm: Provide pertinent information about the firm and related experience with similar projects. In addition, the firm should identify its total number of technical and professional personnel by discipline and training and further describe the total workload during the project period. Indicate what resources (professional and technical time) the firm would have available to allocate to the project.

Our experience working on multiple historical buildings in the City of Gainesville, on the University of Florida campus, with School Board of Alachua County, and specifically the Hartman House with the Wild Spaces and Public Places team have given us a tremendous understanding of historical buildings and how to navigate the construction process. The Hartman House is a 1900s structure that served as the home of the Hartman family for many generations in NW Gainesville. Our team removed the non-historical porch additions in order for the home to be lifted 6' in the air on a hydraulic jacking system with the chimney still attached. This effort was performed in order to redo the foundation of the house and bring it up to current codes and engineering practices. These pilings were concrete with the exterior ones wrapped in brick to mimic the time period. The building had new HVAC, plumbing, and electrical installed along with a new metal roof. The south side of the building received new energy efficient windows due to sunlight exposure, and on the north side of the building our team reused the existing windows and re-glazed them with insulated glazing to keep with the time era of the building. During demolition, our team discovered existing tongue and groove 1"x 3" boards that were original to the house covered by drywall and plaster at some point. The project team decided to preserve this feature, and our team utilized a sand blast technique to bring them back to their original condition. The exterior siding was specifically milled by a local sawmill to match the era-specific siding that was rotted and deteriorated when we began construction.

Most of the project team from the Hartman House will be utilized on the Thelma A. Boltin Center. Karlin Warkentin will be our Project Manager. Karlin graduated from the University of Florida with master's degrees in both Construction Management as well as Urban and Regional Planning. Our project executive will be Chris Decker who also graduated from the University of Florida with a master's degree in Construction Management. Our General Superintendent will be Mike Calsam, a graduate of Santa Fe College Construction Management program. Our Superintendent will be Bob Bailey, who successfully oversaw the Oakview / Kiwanis Girl Scout Park project with the Wild Spaces and Public Places team, and continues to have a great relationship with them. This team is very experienced with the Construction Manager at Risk (CMAR) delivery method. Most projects assigned to this team consist of both a preconstruction phase and a construction phase with separate task assignments for each phase. The team has specific experience assisting Owners (including the City) in collaborating with the Owner's hired Architects/Engineers on the design, constructability, cost and construction schedule for projects, and ultimately developing reliable Guaranteed Maximum Price (GMP) proposals for construction projects.

Our team is very passionate about projects of this nature that have a lasting impact in our community. Our team is also very eager to work with the Wild Spaces and Public Places team on another successful, collaborative, and team-oriented project. Balancing workloads will not be an issue. We guarantee to dedicate whatever resources necessary to facilitate an enjoyable and successful project.



REQUIRED DOCUMENTS - 3.2 ITEMS A. THROUGH J.

Please see info and responses below for items B, C, and I. Immediately following this list are all of the remaining Required Documents per the RFP instructions.

- **Item A** - RFP Cover Page **(please see subsequent pages - typical for all items without a typed response immediately following the items on this list)**
- **Item B** - Address each Minimum Qualification **(please see responses below to Item B)**
 - **2.3 PROPOSER MINIMUM QUALIFICATIONS**
 - 2.3.1 Proposer's business shall demonstrate personnel and equipment support necessary for the completion of the requested services in a timely and efficient manner.
 - Decker Construction is a full service construction management firm with a team of three project managers, two project coordinators, office manager and assistant office manager, and ten superintendents and assistant superintendents in the field. Co-owners Chris Decker and Mike Calsam are directly engaged in all projects to make sure schedules are met, and serve as Project Executive and General Superintendent, respectively, on all projects. Decker Construction's Team is ready to do "whatever it takes" and commit any / all resources required to complete this project in a timely and efficient manner for the City.
 - 2.3.2 Proposer's business shall demonstrate that it complies with all applicable State and Federal licensing laws related to the services listed in this solicitation.
 - Chris Decker of Decker Construction holds a State of Florida DBPR General Contractor license number CGC1522815. Decker Construction qualifies as a small and local business in the City of Gainesville.
 - 2.3.3 Proposer's business shall have verifiable experience renovating historic buildings.
 - Decker Construction has successfully completed the Historic Hartman House and Oakview Park (approx. 65 year old) building. Decker Construction has also been involved in many renovations to historic buildings on University of Florida's main campus, many of which include building envelope improvements, building systems improvements and structural improvements to retrofit older buildings to meet current standards and codes. Specific projects and references from the UF construction system may be provided upon request.
 - 2.3.4 By submitting a proposal, the proposer's business certifies that it has fully read and understands the RFP and has full knowledge of general scope, nature, and quality of the work to be performed, the general requirements of the services to be provided, and the conditions under which the services are to be performed.
 - We certify the above.
- **Item C** - Provide a Statement of all Qualifications that will communicate the capabilities of the proposer to successfully complete the project. **Please see previous statement above on page 11.**
- **Item D** - Proposer Verification Form
- **Item E** - Drug-Free Workplace Form
- **Item F** - E-Verify Form
- **Item G** - Proposer's W-9
- **Item H** - Copy of any applicable, current licenses and/or certifications required by City/County/State
- **Item I** - Exceptions to the RFP (refer to Part 3, 3.5 Exception to the RFP)
 - **We take no exceptions to the RFP and look forward to working with you all on this project.**
- **Item J** - Investigation of Alleged Wrongdoings, Litigation/Settlements/Fines/Penalties
 - **This does not apply as we have no proceedings, current or pending, with any such matters.**

Item A



Procurement Division

(352) 334-5021(main)

Issue Date: 8/4/23

REQUEST FOR PROPOSALS: # PRCA-240008-WB
Construction Manager at Risk Services for the Reconstruction of the Historic Thelma Boltin Center

PRE-PROPOSAL MEETING: Non-Mandatory Mandatory N/A Includes Site Visit
DATE: August 15, 2023 **TIME:** 2:00PM
LOCATION: Thelma Bolton Center – 516 NE 2nd Ave Gainesville, FL 32601

Legal ad (Gainesville Sun) publish date: August 10, 2023

QUESTION SUBMITTAL DUE DATE: August 22, 2023

DUE DATE FOR UPLOADING PROPOSAL: ~~August 29, 2023 at 3:00PM~~ - REVISED to September 05, 2023 at 3:00PM
[Bid Opening Zoom Meeting link](#)

SUMMARY OF SCOPE OF WORK: City of Gainesville is seeking proposals from licensed contractors (hereinafter, referred to as proposers) to provide construction manager at risk services for the reconstruction of the historic Thelma Boltin Center.

For questions relating to this solicitation, contact: Wendy Byrne byrnewm@cityofgainesville.org

Proposer is not in arrears to City upon any debt, fee, tax or contract: Proposer is NOT in arrears Proposer IS in arrears
Proposer is not a defaulter, as surety or otherwise, upon any obligation to City: Proposer is NOT in default Proposer IS in default

Proposer who receive this solicitation from sources other than City of Gainesville Procurement Division or DemandStar.com MUST contact the Procurement Division prior to the due date to ensure any addenda are received in order to submit a responsible and responsive offer. Uploading an incomplete document may deem the offer non-responsive, causing rejection.

ADDENDA ACKNOWLEDGMENT: Prior to submitting my offer, I have verified that all addenda issued to date are considered as part of my offer: Addenda received (list all) # 1, 2 and 3

Legal Name of Proposer: J. E. Decker Construction Group, LLC

DBA: Decker Construction

Authorized Representative Name/Title: Chris Decker, Managing Member

E-mail Address: chris@deckercm.com FEIN: 45-5450124

Street Address: 1503 NW 16th Avenue Gainesville, FL 32605

Mailing Address (if different): PO Box 358973 Gainesville, FL 32635

Telephone: (352) 448-1428 Fax: (888) 456-2695

By signing this form, I acknowledge I have read and understand, and my business complies with all General Conditions and requirements set forth herein; and,

Proposal is in full compliance with the Specifications.

Proposal is in full compliance with the Specifications except as specifically stated and attached hereto.

SIGNATURE OF AUTHORIZED REPRESENTATIVE:

SIGNER'S PRINTED NAME: Chris Decker **DATE:** 09/04/2023

PROPOSER VERIFICATION FORM

REGISTERED TO DO BUSINESS IN THE STATE OF FLORIDA

Is Proposer registered with Florida Department of State's, Division of Corporations, to do business in the State of Florida?

YES NO (refer to Part 1, 1.6, last paragraph)

If the answer is "YES", provide a copy of SunBiz registration or SunBiz Document Number (# L12000076504)

If the answer is "NO", please state reason why: _____

DIVERSITY AND INCLUSION (Applies to solicitations above \$50,000)

Does your company have a policy on diversity and inclusion? YES NO

If yes, please attach a copy of the policy to your submittal.

Note: Possessing a diversity and inclusion policy will have no effect on the City's consideration of your submittal, but is simply being requested for information gathering purposes.

J. E. Decker Construction Group, LLC dba Decker Construction

Proposer's Name

Chris Decker, Managing Member

Printed Name/Title of Authorized Representative

 _____ \ 09/04/2023

Signature of Authorized Representative

Date

LOCAL PREFERENCE (Check one)

Local Preference requested: YES NO

A copy of the following documents must be included in your submission if you are requesting Local Preference:

- Business Tax Receipt
- Zoning Compliance Permit

QUALIFIED SMALL BUSINESS AND/OR SERVICE DISABLED VETERAN BUSINESS STATUS (Check one)

Is your business qualified, in accordance with the City of Gainesville's Small Business Procurement Program, as a local Small Business? YES NO

Is your business qualified, in accordance with the City of Gainesville's Small Business Procurement Program, as a local Service-Disabled Veteran Business? YES NO

DRUG-FREE WORKPLACE FORM

The undersigned bidder in accordance with Florida Statute 287.087 hereby certifies that

J. E. Decker Construction Group, LLC dba Decker Construction does:
(Name of Proposer)

1. Publish a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the workplace and specifying the actions that will be taken against employees for violations of such prohibition.
2. Inform employees about the dangers of drug abuse in the workplace, the business's policy of maintaining a drug-free workplace, any available drug counseling, rehabilitation, and employee assistance programs, and the penalties that may be imposed upon employees for the drug abuse violations.
3. Give each employee engaged in providing the commodities or contractual services that are under bid a copy of the statement specified in subsection (1).
4. In the statement specified in subsection (1), notify the employees that, as a condition of working on the commodities or contractual services that are under bid, the employee will abide by the terms of the statement and will notify the employer of any conviction of, or plea of guilty or nolo contendere to, any violation of Chapter 893 or of any controlled substance law of the United States or any state, for a violation occurring in the workplace no later than five (5) days after such conviction.
5. Impose a sanction on, or require the satisfactory participation in a drug abuse assistance or rehabilitation program if such is available in the employee's community, by any employee who is so convicted.
6. Make a good faith effort to continue to maintain a drug-free workplace through implementation of this section.

As the person authorized to sign the statement, I certify that this bidder complies fully with the above requirements.


Proposer's Signature Chris Decker, Managing Member

09/04/2023

Date

E-VERIFY CERTIFICATION FORM

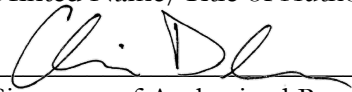
If awarded:

The Contractor shall comply with all applicable requirements of Section 448.095, Florida Statutes, including but not limited to: 1) the Contractor shall register with and use the U.S. Department of Homeland Security's E-Verify system to verify the work authorization status of all new employees of the Contractor during the term of this Agreement; and 2) the Contractor shall expressly require any subcontractors performing work or providing services pursuant to this Agreement to likewise register with and use the U.S. Department of Homeland Security's E-Verify system to verify the work authorization status of all new employees of the subcontractor during the term of this Agreement. Section 448.095, Florida Statutes, states the statute must be construed in a manner that is fully consistent with any applicable federal laws or regulations, and therefore this section does not apply to this Agreement to the extent that this section would be inconsistent with any federal laws or regulations that are applicable to this Agreement.

As the person authorized to sign the statement, I certify that this bidder complies fully with the above requirement.

J. E. Decker Construction Group, LLC dba Decker Construction
Bidder's Name

Chris Decker, Managing Member
Printed Name/Title of Authorized Representative

 \ 09/04/2023
Signature of Authorized Representative Date

**Request for Taxpayer
Identification Number and Certification**

**Give Form to the
requester. Do not
send to the IRS.**

▶ Go to www.irs.gov/FormW9 for instructions and the latest information.

Print or type. See Specific Instructions on page 3.	1 Name (as shown on your income tax return). Name is required on this line; do not leave this line blank. J. E. Decker Construction Group, LLC		
	2 Business name/disregarded entity name, if different from above Decker Construction		
	3 Check appropriate box for federal tax classification of the person whose name is entered on line 1. Check only one of the following seven boxes. <input type="checkbox"/> Individual/sole proprietor or single-member LLC <input type="checkbox"/> C Corporation <input checked="" type="checkbox"/> S Corporation <input type="checkbox"/> Partnership <input type="checkbox"/> Trust/estate <input checked="" type="checkbox"/> Limited liability company. Enter the tax classification (C=C corporation, S=S corporation, P=Partnership) ▶ S Note: Check the appropriate box in the line above for the tax classification of the single-member owner. Do not check LLC if the LLC is classified as a single-member LLC that is disregarded from the owner unless the owner of the LLC is another LLC that is not disregarded from the owner for U.S. federal tax purposes. Otherwise, a single-member LLC that is disregarded from the owner should check the appropriate box for the tax classification of its owner. <input type="checkbox"/> Other (see instructions) ▶		4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3): Exempt payee code (if any) _____ Exemption from FATCA reporting code (if any) _____ <small>(Applies to accounts maintained outside the U.S.)</small>
	5 Address (number, street, and apt. or suite no.) See instructions. 1816 NW 21st Street		Requester's name and address (optional)
	6 City, state, and ZIP code Gainesville FL 32605		
	7 List account number(s) here (optional)		

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Note: If the account is in more than one name, see the instructions for line 1. Also see *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Social security number									
				-			-		
or									
Employer identification number									
4	5	-	5	4	5	0	1	2	4

Part II Certification

Under penalties of perjury, I certify that:

- The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
- I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
- I am a U.S. citizen or other U.S. person (defined below); and
- The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign Here	Signature of U.S. person ▶	Chris Decker, Managing Member	Date ▶	09/04/2023
------------------	----------------------------	-------------------------------	--------	------------

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to www.irs.gov/FormW9.

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS must obtain your correct taxpayer identification number (TIN) which may be your social security number (SSN), individual taxpayer identification number (ITIN), adoption taxpayer identification number (ATIN), or employer identification number (EIN), to report on an information return the amount paid to you, or other amount reportable on an information return. Examples of information returns include, but are not limited to, the following.

- Form 1099-INT (interest earned or paid)

- Form 1099-DIV (dividends, including those from stocks or mutual funds)
- Form 1099-MISC (various types of income, prizes, awards, or gross proceeds)
- Form 1099-B (stock or mutual fund sales and certain other transactions by brokers)
- Form 1099-S (proceeds from real estate transactions)
- Form 1099-K (merchant card and third party network transactions)
- Form 1098 (home mortgage interest), 1098-E (student loan interest), 1098-T (tuition)
- Form 1099-C (canceled debt)
- Form 1099-A (acquisition or abandonment of secured property)

Use Form W-9 only if you are a U.S. person (including a resident alien), to provide your correct TIN.

If you do not return Form W-9 to the requester with a TIN, you might be subject to backup withholding. See What is backup withholding, later.



Ron DeSantis, Governor

Item H

Melanie S. Griffin, Secretary



**STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION**

CONSTRUCTION INDUSTRY LICENSING BOARD

THE GENERAL CONTRACTOR HEREIN IS CERTIFIED UNDER THE
PROVISIONS OF CHAPTER 489, FLORIDA STATUTES

DECKER, CHRISTOPHER CAMERON

J.E. DECKER CONSTRUCTION GROUP, LLC
1503 NW 16TH AVE.
GAINESVILLE FL 32605

LICENSE NUMBER: CGC1522815

EXPIRATION DATE: AUGUST 31, 2024

Always verify licenses online at MyFloridaLicense.com



Do not alter this document in any form.

This is your license. It is unlawful for anyone other than the licensee to use this document.

SIGNED ADDENDA 1, 2,
& 3 (FULL COPIES AS
INSTRUCTED - PLEASE
SEE NEXT 21 PAGES)





ADDENDUM NO. 1

Date: August 21, 2023

Bid Date: August 29, 2023
at 3:00 P.M. (Local Time)

Bid Name: CMAR Services for Reconstruction of T. Boltin Center

Bid No.: WSPP-240008-WB

NOTE: This Addendum #1 has been issued only to the holders of record of the specifications and to the attendees of the mandatory pre-bid conference held on August 15, 2023.

The original Specifications remain in full force and effect except as revised by the following changes which shall take precedence over anything to the contrary:

1. Any questions shall be submitted in writing to the City of Gainesville Procurement Division by 5:00 p.m. (local time), August 22, 2023. Questions may be submitted as follows:
Email: byrne_wm@cityofgainesville.org
2. Please find attached:
 - a) Answers to questions presented during and after the mandatory pre-bid conference held on August 15, 2023.
 - b) Copy of the cone of silence information (Financial Procedures Manual Section 41-524 Prohibition of Lobbying in Procurement Matters).
 - c) Copy of the Pre-Bid sign-in sheet for your information.
3. Wendy Byrne, Procurement Division, discussed bid requirements.
 - a. Sign-in Sheet is circulating.
 - b. Responses must be uploaded to DemandStar by August 29, 2023, 3pm (local time). The platform does not accept late submittals.
 - c. Send questions in writing to Wendy Byrne via email.
 - i. All communication must go through Wendy only. Do not communicate with other City staff.
 - d. The cone of silence began once the bid was released and continues until contract award. No lobbying or discussions can occur between bidder and any representative of the City or GRU, except the designated purchasing staff contact; otherwise your bid will be disqualified.
 - e. Local Preference – see page 13 of 92. **(PLEASE NOTE: An erroneous percentage was quoted by Wendy Byrne for Local Preference. The City Commission, or other purchasing authority, may give a preference to a local business in awarding such contract in an amount not to exceed 5% of the local business' total bid price, and in any event the cost differential should not exceed \$25,000.00.)**
 - f. Sign, date and return all Addenda with your bid.

- i. Minimum requirements – look for “must” and “shall” within the bid document
 - j. Deadline for questions is August 22.
 - k. Living Wage \$15.00 if health benefits offered, \$17.25 per hour if health benefits are not offered.
4. Pete McNiece (Project Manager, WSPP) discussed the project scope.
- a. Pete pointed out that due to the collapsing state of the roof over the 5th street façade, that wall, which must be retained, is out of plumb.
 - b. Everything should be demolished with the exception of the 2 walls being retained.
 - c. The project is funded; once the construction documents are executed we can start right away.
 - d. The parking lot on 2nd Avenue will be available for the use of the awarded contractor once work begins.

The following are answers/clarifications to questions received at the mandatory pre-bid conference/site visit:

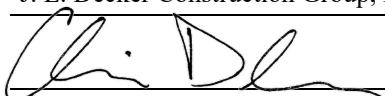
5. Question: Please clarify which 2 walls must be retained.
Answer: It's the two walls that serve as the exterior walls of the auditorium: the wall facing onto 2nd Avenue, and the wall facing onto 5th Street.
6. Question: No hazardous materials involved?
Answer: No hazardous materials in the building; there is lead based paint on the windows, but any windows other than the ones in the 2 walls being retained will be demolished.
7. Question: Anything special about the roof now? Not asbestos?
Answer: No, shingle roof, but out of code and with termite and water damage.
8. Question: What are the deliverables for the RFP?
Answer: Required documents and/or information are listed in the RFP; please note the words **MUST** or **SHALL** in the RFP document. Those words will indicate a deliverable.
9. Question: There's no dollar value attached at this time?
Answer: No there is not.

[THE REMAINDER OF THIS PAGE IS INTENTIONALLY BLANK]

ACKNOWLEDGMENT: Each Proposer shall acknowledge receipt of this Addendum No. 1 by his or her signature below, **and a copy of this Addendum to be returned with proposal.**

CERTIFICATION BY PROPOSER

The undersigned acknowledges receipt of this Addendum No. 1 and the Proposal submitted is in accordance with information, instructions, and stipulations set forth herein.

PROPOSER: J. E. Decker Construction Group, LLC dba Decker Construction
BY:  Chris Decker
DATE: 09/04/2023

CITY OF _____ FINANCIAL SERVICES
GAINESVILLE PROCEDURES MANUAL

41-524 Prohibition of Lobbying in Procurement Matters

Except as expressly set forth in Resolution 170116, Section 9, during the Cone of Silence as defined herein no person may lobby, on behalf of a competing party in a particular procurement process, City Officials or employees, except the Procurement Division or the procurement designated staff contact person. Violation of this provision shall result in disqualification of the party on whose behalf the lobbying occurred.

Cone of Silence period means the period between the issue date which allows for immediate submittals to the City of Gainesville Procurement Division in response to an invitation to bid, or a request for proposal, or qualifications, or information, or an invitation to negotiate, as applicable, and the time that City Officials or the Procurement Division, or City Department awards the contract.

Lobbying means when a person seeks to influence or attempt to influence City Officials or employees with respect to a decision of the City, except as authorized by procurement procedures.

CITY OF GAINESVILLE
GENERAL GOVERNMENT PROCUREMENT DIVISION
MANDATORY PRE-BID/SITE VISIT MEETING
CMAR Services for Reconstruction of Historic Thelma Boltin Center

DATE: August 15, 2023 at 2:00 pm Local Time

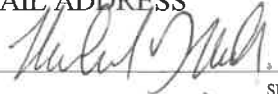
RFP #PRCA-240008-wb

DUE DATE: August 29, 2023 at 3:00PM

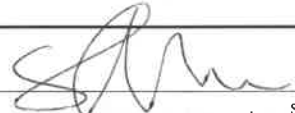
YOUR COMPANY'S NAME, ADDRESS &
PHONE NUMBER

1) GLE ASSOCIATES, INC.
2610 NW 43RD ST, STE 2A
GAINESVILLE, FL 32606
PHONE # (352) 535-6648


YOUR SIGNATURE, PRINTED NAME, &
EMAIL ADDRESS


SIGNATURE
MICHAEL D. HARRELL
PRINTED NAME
E-MAIL: mharrelle@gleassociates.com


2) BBI construction
13586 NW 53RD ST
GAINESVILLE FL
PHONE # (352) 262-2915


SIGNATURE
Grace Walker
PRINTED NAME
E-MAIL: graceanna.walker@bbi-cm.com


3) THE COLLAGE COMPANIES
585 PENNOLOGY PARK
LAKE MARY, FL 32746
PHONE # (407) 829-2257


SIGNATURE
ROB MAPALIS
PRINTED NAME
E-MAIL: RMAPALIS@COLLAGE-USA.COM

4) JOYNER CONSTRUCTION PARTNERS
7545 W. UNIVERSITY AVE SUITE B
GAINESVILLE, FL 32607
PHONE # (352) 332-8171


SIGNATURE
JOHN SIXBEY
PRINTED NAME
E-MAIL: JWSIXBEY@JOYNER-CONSTRUCTION.NET

5) Foresight construction
3917 NW 97TH BLVD
GAINESVILLE, FL 32606
PHONE # (407) 953-0386



SIGNATURE
Rich Doerflinger
PRINTED NAME
E-MAIL: RDOERFLINGER@FORESIGHTCGI.COM

CITY OF GAINESVILLE
GENERAL GOVERNMENT PROCUREMENT DIVISION
MANDATORY PRE-BID/SITE VISIT MEETING
CMAR Services for Reconstruction of Historic Thelma Boltin Center
DATE: August 15, 2023 at 2:00 pm Local Time
RFP #PRCA-240008-wb
DUE DATE: August 29, 2023 at 3:00PM


YOUR COMPANY'S NAME, ADDRESS &
PHONE NUMBER

6) Decker Construction
PHONE # (352) 318 9149

YOUR SIGNATURE, PRINTED NAME, &
EMAIL ADDRESS


Karlin Warkentin
E-MAIL: karlin@deckercm.com

7) LEGO CONSTRUCTION CO.
PHONE # (405) - 626 - 8785


NIVANTHAN PONNUSAMY
E-MAIL: nip@legocc.com

8) _____
PHONE # ()

SIGNATURE

PRINTED NAME
E-MAIL: _____

9) _____
PHONE # ()

SIGNATURE

PRINTED NAME
E-MAIL: _____

10) _____
PHONE # ()

SIGNATURE

PRINTED NAME
E-MAIL: _____

CITY OF GAINESVILLE
GENERAL GOVERNMENT PROCUREMENT DIVISION
MANDATORY PRE-BID/SITE VISIT MEETING
CMAR Services for Reconstruction of Historic Thelma Boltin Center

DATE: August 15, 2023 at 2:00 pm Local Time

RFP #PRCA-240008-wb

DUE DATE: August 29, 2023 at 3:00PM

YOUR COMPANY'S NAME, ADDRESS &
PHONE NUMBER

YOUR SIGNATURE, PRINTED NAME, &
EMAIL ADDRESS

11) Lam Inc
3917 NW 57th Street
Foreign Construction
PHONE # (352) 287-5398

SIGNATURE

PRINTED NAME
E-MAIL: _____

12) Ashley Oelrich/Oelrich Construction
275 NW 137th Drive Suite A
Jonesville, FL 32669
PHONE # (352) 745-7877

Ashley Oelrich
SIGNATURE
Ashley Oelrich
PRINTED NAME
E-MAIL: aoelrich@oelrichconstruction.com

13) SCORPIO
DON KELLOGG
3911 WEST NEWBERRY, FL 32607
PHONE # (352) 363-6070

Donald Kellogg
SIGNATURE
DONALD KELLOGG
PRINTED NAME
E-MAIL: don@scorpioco.com

14) SCORPIO
JEFF LAZZA
PHONE # (352) 870 1894

Jeff Lizza
SIGNATURE
JEFF LAZZA
PRINTED NAME
E-MAIL: JEFF@SCORPIOCO.COM

15) SCORPIO
ERIK ANDERSON
3911 WEST NEWBERRY RD
PHONE # (352) 339-6113

Erik W. Anderson
SIGNATURE
ERIK W. ANDERSON
PRINTED NAME
E-MAIL: ERIK@SCORPIOCO.COM

CITY OF GAINESVILLE
GENERAL GOVERNMENT PROCUREMENT DIVISION
MANDATORY PRE-BID/SITE VISIT MEETING
CMAR Services for Reconstruction of Historic Thelma Boltin Center
DATE: August 15, 2023 at 2:00 pm Local Time
RFP #PRCA-240008-wb
DUE DATE: August 29, 2023 at 3:00PM

YOUR **COMPANY'S** NAME, ADDRESS &
PHONE NUMBER

YOUR SIGNATURE, PRINTED **NAME**, &
EMAIL ADDRESS

16) _____

PHONE # (____) _____

SIGNATURE

PRINTED NAME
E-MAIL: _____

17) _____

PHONE # (____) _____

SIGNATURE

PRINTED NAME
E-MAIL: _____

18) _____

PHONE # (____) _____

SIGNATURE

PRINTED NAME
E-MAIL: _____

19) _____

PHONE # (____) _____

SIGNATURE

PRINTED NAME
E-MAIL: _____

20) _____

PHONE # (____) _____

SIGNATURE

PRINTED NAME
E-MAIL: _____



ADDENDUM NO. 2

Date: August 23, 2023

Bid Date: August 29, 2023
at 3:00 P.M. (Local Time)

Bid Name: CMAR Services for Reconstruction of T. Boltin Center

Bid No.: WSPP-240008-WB

NOTE: This Addendum #2 has been issued only to the holders of record of the specifications and to the attendees of the mandatory pre-bid conference held on August 15, 2023.

The original Specifications remain in full force and effect except as revised by the following changes which shall take precedence over anything to the contrary:

1. Please find attached:

- a) Answers to questions presented after the mandatory pre-bid conference held on August 15, 2023.
- b) Copy of the Cone of Silence information (Financial Procedures Manual Section 41-524 Prohibition of Lobbying in Procurement Matters).
- c) Copy of the preliminary architectural renderings.

2. Question: During the August 15th pre-proposal meeting it was mentioned that the Architect would soon be presenting planned design concepts to the City. What is the date for that presentation?

Answer: This may have been a miscommunication. We are meeting with the City Commission on September 7th to get approval to accept Wannemacher Jensen's design fee proposal for the Thelma Boltin Center. I'm attaching some preliminary renderings of concepts that were presented to the public at a City Commission meeting and were favored by the Historic Preservation Board. I anticipate the eventual design will be a refinement of this basic concept.

3. Question: Once design concepts have been approved by the City, what is the Architect's planned duration for design development? Are there defined phases of design (i.e. SD, DD, CD)?

Answer: Here is WJA's anticipated design schedule:

- Schematic Design Documents: 2 months from Kick-Off Meeting
- Client Review of Schematic Design Documents: 2 weeks
- Design Development Documents: 2 months
- Client Review of Design Development Documents: 2 weeks
- Construction Documents: 2 months
- Client Review of Construction Documents: 2 weeks
- Bidding/Permitting: 2.5 months

4. Question: Are there any required milestone completion dates, such as those that may be required to satisfy funding mechanisms?

Answer: No.

5. Question: Is the City pursuing any sustainability goals for this project?

Answer: No.

6. Question: We understand that this is a qualifications-based selection and, as clarified in Question 9 of Addendum #1, there is no value attached at this time. However, the Ebid Response form of Demandstar contains a section for "Bid Amount" that is shown as required. Please advise whether this section of the form will be removed, or confirm that it is acceptable to insert "0" in this section.

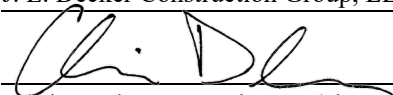
Answer: We are not requesting a "dollar value" bid at this time. Please insert "0" in "Bid Amount" on the Ebid Response form within Demandstar.

[THE REMAINDER OF THIS PAGE IS INTENTIONALLY BLANK]

ACKNOWLEDGMENT: Each Proposer shall acknowledge receipt of this Addendum No. 2 by his or her signature below, **and a copy of this Addendum to be returned with proposal.**

CERTIFICATION BY PROPOSER

The undersigned acknowledges receipt of this Addendum No. 2 and the Proposal submitted is in accordance with information, instructions, and stipulations set forth herein.

PROPOSER: J. E. Decker Construction Group, LLC dba Decker Construction
BY:  Chris Decker
Chris Decker, Managing Member
DATE: 09/04/2023

CITY OF _____ FINANCIAL SERVICES
GAINESVILLE PROCEDURES MANUAL

41-524 Prohibition of Lobbying in Procurement Matters

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THELMA A BOLTIN CENTER

View from NE 5th St





THELMA A BOLTIN CENTER

View from corner of NE 2nd Ave and NE 5th St- Option 2





THELMA A BOLTIN CENTER
View from South lawn- Option 2





THELMA A BOLTIN CENTER

Entrance and private deck view- Option 2





THELMA A BOLTIN CENTER

View of sculpture and ramp area- Option 2





THELMA A BOLTIN CENTER





ADDENDUM NO. 3 (Revised)

Date: August 28, 2023

**Bid Date: REVISED TO:
September 5, 2023 at 3:00 P.M. (Local Time)**

Bid Name: CMAR Services for Reconstruction of T. Boltin Center Bid No.: WSPP-240008-WB

NOTE: This Addendum #3 has been issued only to the holders of record of the specifications and to the attendees of the mandatory pre-bid conference held on August 15, 2023.

The original Specifications remain in full force and effect except as revised by the following changes which shall take precedence over anything to the contrary:

1. **THE BID DUE DATE HAS BEEN EXTENDED TO SEPTEMBER 5, 2023, AT 3:00pm (LOCAL TIME).**
Other, post bid submittal dates (evaluation, presentations, award, etc.) have been moved further out accordingly.
2. Please find attached:
 - a) Copy of the Code of Ethics information (Financial Procedures Manual Section 41-524 Prohibition of Lobbying in Procurement Matters).

[THE REMAINDER OF THIS PAGE IS INTENTIONALLY BLANK]

ACKNOWLEDGMENT: Each Proposer shall acknowledge receipt of this Addendum No. 3 by his or her signature below, **and a copy of this Addendum to be returned with proposal.**

CERTIFICATION BY PROPOSER

The undersigned acknowledges receipt of this Addendum No. 3 and the Proposal submitted is in accordance with information, instructions, and stipulations set forth herein.

PROPOSER: J. E. Decker Construction Group, LLC dba Decker Construction

BY:  Chris Decker

DATE: 09/04/2023

CITY OF _____ FINANCIAL SERVICES
GAINESVILLE PROCEDURES MANUAL

41-524 Prohibition of Lobbying in Procurement Matters

Except as expressly set forth in Resolution 170116, Section 9, during the Cone of Silence as defined herein no person may lobby, on behalf of a competing party in a particular procurement process, City Officials or employees, except the Procurement Division or the procurement designated staff contact person. Violation of this provision shall result in disqualification of the party on whose behalf the lobbying occurred.

Cone of Silence period means the period between the issue date which allows for immediate submittals to the City of Gainesville Procurement Division in response to an invitation to bid, or a request for proposal, or qualifications, or information, or an invitation to negotiate, as applicable, and the time that City Officials or the Procurement Division, or City Department awards the contract.

Lobbying means when a person seeks to influence or attempt to influence City Officials or employees with respect to a decision of the City, except as authorized by procurement procedures.

LOCAL PREFERENCE &
REQUESTED
DOCUMENTATION
(PLEASE SEE NEXT 4
PAGES)





CITY OF GAINESVILLE

Customer Copy

BUSINESS TAX RECEIPT

BILLING AND COLLECTIONS OFFICE
TREASURY DIVISION OF THE FINANCE DEPARTMENT

TAX YEAR BEGINS OCTOBER 1, 2022

AND ENDS SEPTEMBER 30, 2023

Please display in your place of business

citybc@gainesvillefl.gov

BUSINESS TAX NO.

39815

BUSINESS NAME AND MAILING ADDRESS



DECKER, CHRISTOPHER C
J. E. DECKER CONSTRUCTION GROUP, LLC
PO BOX 358973
GAINESVILLE, FL 32635

BUSINESS LOCATION

1503 NW 16TH AVE

BUSINESS PHONE

352-448-1428

BUSINESS E-MAIL

chrisd@jedeckerconstruction.com

Thank you for paying your business taxes for the period October 1, 2022 – September 30, 2023.

Table with 3 columns: CATEGORY, DESCRIPTION, TAX FEE. Rows include license/certification, fictitious name, contractor-general-unlimited, and commercially zoned. Totals: TOTAL ASSIGNED: \$131.25, TOTAL PAID: \$131.25, AMOUNT DUE: \$0.00.

APPROVED BY FINANCE DIRECTOR



94A642C1E15F4F45864D37DE75F3EEAF

ALL CITY, STATE AND FEDERAL REQUIREMENTS MUST BE MET IN ORDER TO LEGALLY OPERATE A BUSINESS, PROFESSION OR OCCUPATION WITHIN THE CORPORATE LIMITS OF GAINESVILLE, FLORIDA. PAYMENT OF BUSINESS TAXES AND A RECEIPT FOR PAYMENT DOES NOT IMPLY THAT A BUSINESS HAS COMPLIED WITH ANY OR ALL OTHER RELEVANT STATUTORY AND REGULATORY PROVISIONS.

THE CITY OF GAINESVILLE DOES NOT REFUND BUSINESS TAXES PAID IN ERROR UNLESS THE ERROR IS A CLERICAL MISTAKE MADE BY THE CITY.

If you have any questions about the Business Tax requirements or process, please email

citybc@gainesvillefl.gov

If you cannot email to the address above, please call (352) 334-5024

IT IS THE BUSINESS OWNER'S RESPONSIBILITY TO REPORT ANY CHANGES IN BUSINESS INFORMATION

DURING THE YEAR TO

citybc@gainesvillefl.gov

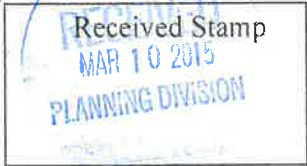
OR TO WEB SITE

http://eservices.cityofgainesville.org

Zoning Compliance Approval Form

For Office Use Only

ZCP #: ZC-15-00095 Date: 3/10/2015
 ZCP Approved ZCP Approved with Conditions ZCP Denied



A Zoning Compliance Approval Form must be completed for the following: Zoning approval for non-residential uses, Building Inspections Department approval (Change of Use or Occupancy Permit, if needed), and Business License Tax. **Please be aware that Day Care Centers, Assisted Living Facilities, Group Homes and Businesses** moving into new location may require additional permits and/or approvals, please contact the Building Inspections Department at (352) 334-5050.

Please read and initial the following statements:

- I understand that I must Comply with the Current Florida Building Code through the Building Inspections Department (352) 334-5050, the Current Florida Fire Prevention Code through the Gainesville Fire Rescue Risk Reduction Bureau (352) 334-5065, and obtain any necessary permits for Construction and Remodeling.
- I understand that I must obtain a Local Business Tax Receipt (Business License) through the Finance Department (352) 334-5024.
- I understand that falsifying any information may result in my Zoning Compliance Approval being revoked.

After completing this page, forward the document to the Planning Department (drop off, mail, fax, or e-mail) for processing. After the Zoning Compliance Approval Form is processed, it will be returned to the Applicant as requested at the bottom of this page of the application.

Part 1 – To be completed by Applicant

New Application Renewing Application for Business License

Name of Business: J.E. Decker Construction Group, LLC
 Address of Business: 1503 NW 16th Ave
 City: Gainesville State: FL Zip Code: 32605
 Business Phone #: 352-448-1428 Fax: 888-456-2695
 Proposed Use of Premises: Construction management office
 Applicants Name: Christopher Decker
 Mailing Address: P.O. Box 358973
 City: Gainesville State: FL Zip Code: 32635
 Business Phone #: 352-448-1428 E-Mail Address: Chrisd@jedeckerconstruction.com
 Signature of Applicant: [Signature] Date: 3/10/15

Return to Applicant by: Pick up at Thomas Center Regular Mail Fax E-mail

Zoning Compliance Approval Form

Part 2 – To be completed by staff

Planning Division Analysis

Initial Review Date: 3/10/2015 Tax Parcel Number: 09246 - 001 - 000
 Map Number: 3849 Zoning District: OF SIC Code: MG15

Murphy Wellfield Protections Permit

Located in Wellfield Zone: [] Yes No Primary Secondary Tertiary
 Permit Required: EXEMPTION WELLFIELD SPECIAL USE PERMIT WELLFIELD PERMIT
 Conditions or Comments: _____

Special Overlay Plans or Districts: [] Yes No
 [] Central Corridors [] NW 39th Avenue [] Corporate Park
 [] Traditional City [] University Heights [] SW 13th Street
 [] Five Points [] Gateway Street [] Special Environmental Overlay
 [] Idylwild-Serenola [] College Park [] Significant Ecological Communities

Parking Standard for Zoning District
 Parking Standard, Vehicle: 1 per 300sf Bicycles: 10% of Vehicle Standard
 Comments: _____

SIGNATURE/PLANNING DIVISION Michael J. Hoge DATE: 3/10/2015
See attached Plan. Storage of Non-Employee vehicles not permitted.

Existing Shrubs, others to be new

New Office - J. E. Decker Construction Group
1503 NW 16th Avenue, Gainesville, FL 32605

Proposed Sign Location

Existing Shrubs, all others to be new

Existing Circular Driveway
And Visitor Parking

New Handicap Ramp

Chain link fence w/
colored windscreen

Gate

Existing Building

New 15 Gallon
Tree TBD

Employee Parking

Existing Magnolia

Gates

Gravel with Planters
Around All Trees

Existing Laurel Oaks

* New Tree Species will be determined but will be Live Oak, Bluff Oak, Winged Elm, Southern Red Oak, Florida Maple, White Ash, Southern Magnolia.
** Additional Parking may be utilized but will not exceed the allowable limit set forth by the City of Gainesville.

Existing Storage Building

Parking

New 15 Gallon
Trees TBD

Existing Oak

Swingset

IMAGES NOT NECESSARILY TO SCALE
LAST REVISED ON 02/11/2015

ADDITIONAL ATTACHMENTS & SUPPLEMENTS



State of Florida

Department of State

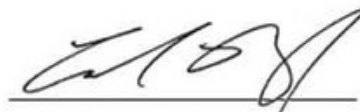
I certify from the records of this office that J.E. DECKER CONSTRUCTION GROUP, LLC is a limited liability company organized under the laws of the State of Florida, filed on June 7, 2012.

The document number of this limited liability company is L12000076504.

I further certify that said limited liability company has paid all fees due this office through December 31, 2023, that its most recent annual report was filed on January 18, 2023, and that its status is active.

*Given under my hand and the
Great Seal of the State of Florida
at Tallahassee, the Capital, this
the Twenty-eighth day of August,
2023*




Secretary of State

Tracking Number: 7511786230CU

To authenticate this certificate, visit the following site, enter this number, and then follow the instructions displayed.

<https://services.sunbiz.org/Filings/CertificateOfStatus/CertificateAuthentication>

Business & Contact Information

BUSINESS NAME **J E DECKER CONSTRUCTIONS GROUP LLC dba Decker Construction**

OWNER **CHRIS DECKER**

ADDRESS **1816 NW 21st Street
GAINESVILLE, FL 32605 [\[map\]](#)**

PHONE **352-448-1428**

FAX **888-456-2695**

EMAIL **CHRISD@JEDECKERCONSTRUCTION.COM**

WEBSITE **<http://www.jedeckerconstruction.com>**

Certification Information

CERTIFYING AGENCY **City of Gainesville**

CERTIFICATION TYPE **SBE - Small Business Enterprise**

CERTIFIED BUSINESS DESCRIPTION **91065 Remodeling and Alterations
91200 CONSTRUCTION SERVICES, GENERAL
91400 CONSTRUCTION SERVICES, TRADE (NEW CONSTRUCTION)
92544 General Construction: Management, Scheduling, Cost
95826 Construction Management Services**

Commodity Codes

Code	Description
NIGP 91065	Remodeling and Alteration Services
NIGP 91200	CONSTRUCTION SERVICES, GENERAL, INCLUDING MAINTENANCE AND REPAIR SERVICES)
NIGP 91400	CONSTRUCTION SERVICES, TRADES, NEW CONSTRUCTION
NIGP 92544	General Construction: Management, Scheduling, Cost Estimation Engineering
NIGP 95826	Construction Management Services



Department of State / Division of Corporations / Search Records / Search by Entity Name /

Detail by Entity Name

Florida Limited Liability Company
 J.E. DECKER CONSTRUCTION GROUP, LLC

Filing Information

Document Number L12000078504
FE/ EIN Number 45-5450124
Date Filed 06/07/2012
State FL
Status ACTIVE
Last Event LC AMENDMENT
Event Date Filed 10/19/2015
Event Effective Date NONE

Principal Address

1816 N.W. 21ST STREET
 GAINESVILLE, FL 32605

Mailing Address

PO Box 358973
 GAINESVILLE, FL 32635

Changed: 01/18/2023

Registered Agent Name & Address

PYE, THOMAS G.
 PYE LAW FIRM
 3909 WEST NEWBERRY ROAD
 BUILDING C
 GAINESVILLE, FL 32607

Name Changed: 01/23/2018

Address Changed: 01/23/2018

Authorized Person(s) Detail

Name & Address

Title MGRM

DECKER, CHRISTOPHER
 1816 N.W. 21ST STREET
 GAINESVILLE, FL 32605

Title MGRM

CALSAM, MICHAEL
 1816 N.W. 21ST STREET
 GAINESVILLE, FL 32605

Annual Reports

Report Year	Filed Date
2021	02/03/2021
2022	01/04/2022
2023	01/18/2023

Document Images

01/18/2023 - ANNUAL REPORT	View Image in PDF format
01/04/2022 - ANNUAL REPORT	View Image in PDF format
02/03/2021 - ANNUAL REPORT	View Image in PDF format
02/05/2020 - ANNUAL REPORT	View Image in PDF format
02/08/2019 - ANNUAL REPORT	View Image in PDF format
01/23/2018 - ANNUAL REPORT	View Image in PDF format
01/24/2017 - ANNUAL REPORT	View Image in PDF format
03/02/2016 - ANNUAL REPORT	View Image in PDF format
10/19/2015 - LC Amendment	View Image in PDF format
01/07/2015 - ANNUAL REPORT	View Image in PDF format
11/03/2014 - AMENDED ANNUAL REPORT	View Image in PDF format
02/25/2014 - ANNUAL REPORT	View Image in PDF format
02/17/2013 - ANNUAL REPORT	View Image in PDF format
06/07/2012 - Florida Limited Liability	View Image in PDF format

Florida Department of State, Division of Corporations



August 23, 2023

City of Gainesville

RE: J.E. Decker Construction Group, LLC

Project: RFP#:PRCA-240008-WB; Construction Manager at Risk Services for the Reconstruction of the Historic Thelma Boltin Center

To Whom It May Concern:

This is to advise you that M.E. Wilson Company, LLC dba Waldorff Insurance & Bonding provides bonding for J.E. Decker Construction Group, LLC . Their Surety is Nationwide Mutual Insurance Company, which has an A.M. Best Rating of A+XV and is listed in the Department of the Treasury’s Federal Register with an underwriting limit of 1,469,194,000. The home office address is One West Nationwide Blvd., 1-04-701 , Columbus, OH 43215.

J.E. Decker Construction Group, LLC is a financially strong, well-managed company and it is a pleasure to recommend them to you for your consideration. They have an excellent reputation with architects/engineers, owners, subcontractors, and suppliers and are considered to be an exceptional contractor in the area.

At this time, we would not anticipate a problem in bonding our client in the amount of \$10,000,000 for a single project or \$20,000,000 aggregately. The surety reserves the right to perform normal underwriting at the time of any bond request, including, without limitation, prior review and approval of relevant contract documents, bond forms, and project financing.

If you have any questions, please do not hesitate to contact me.

Sincerely,

Benjamin French
Partner



**1110 NORTHWEST 6th
STREET GAINESVILLE, FL
32601**

**PHONE: 352-374-7779
FAX: 850-581-4930**

www.WALDORFFINSURANCE.COM





GREEN BUSINESS CERTIFICATION INC. CERTIFIES THAT

Michael Calsam

HAS ATTAINED THE DESIGNATION OF

LEED AP[®] Building Design + Construction

by demonstrating the knowledge and understanding of green building practices and principles needed to support the use of the LEED[®] green building program.

10991698-AP-BD+C

CREDENTIAL ID

04 APR 2017

ISSUED

02 APR 2025

VALID THROUGH

A handwritten signature in black ink that reads 'Peter Templeton'.

PETER TEMPLETON
PRESIDENT & CEO

U.S. GREEN BUILDING COUNCIL & GREEN BUSINESS CERTIFICATION INC.



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
8/1/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement.

Table with columns for PRODUCER, CONTACT, INSURER(S), and INSURED. Includes details for M.E. Wilson Company LLC and J. E. Decker Construction Group, LLC.

COVERAGES CERTIFICATE NUMBER: 1530616131 REVISION NUMBER: THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED.

Main coverage table with columns: INSR LTR, TYPE OF INSURANCE, POLICY NUMBER, POLICY EFF, POLICY EXP, LIMITS. Includes rows for Commercial General Liability, Automobile Liability, Umbrella Liab, and Workers Compensation.

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER CANCELLATION City of Gainesville, Florida PRCA-WSP... SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

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ACORD 25 (2016/03)

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PRCA/WSP-240008-WB

CMAR Services for the Reconstruction of the Historic Thelma Boltin Center | 50

SAFETY MOD & EMR DATA





WORKERS COMPENSATION EXPERIENCE RATING

Risk Name: J E DECKER CONSTRUCTION GROUP LLC

Risk ID: 093119118

Rating Effective Date: 08/01/2023

Production Date: 03/09/2023

State: FLORIDA

State	Wt	Exp Excess Losses	Expected Losses	Exp Prim Losses	Act Exc Losses	Ballast	Act Inc Losses	Act Prim Losses
FL	.05	6,146	8,789	2,643	0	29,625	0	0
(A) Wt	(B) Exp Excess Losses (D - E)	(D) Expected Losses	(E) Exp Prim Losses	(F) Act Exc Losses (H - I)	(G) Ballast	(H) Act Inc Losses	(I) Act Prim Losses	(J) Act Prim Losses
.05	6,146	8,789	2,643	0	29,625	0	0	0
Primary Losses		Stabilizing Value		Ratable Excess		Totals		
Actual	(I)	0	C * (1 - A) + G	35,464	(A) * (F)	0	(J)	35,464
Expected	(E)	2,643	C * (1 - A) + G	35,464	(A) * (C)	307	(K)	38,414
ARAP		FLARAP		SARAP		MAARAP		Exp Mod
Factors			1.00				(J) / (K)	.92

09-FLORIDA

Firm ID: Firm Name: J E DECKER CONSTRUCTION GROUP LLC

Carrier: 24759 Policy No. AVWCFL2821552019 Eff Date: 08/01/2019 Exp Date: 08/01/2020

Code	ELR	D-Ratio	Payroll	Expected Losses	Exp Prim Losses	Claim Data	IJ	OF	Act Inc Losses	Act Prim Losses
5403	2.30	.31	72,990	1,679	520					
5403	2.30	.31	21,811	502	156					
5606	.43	.27	211,436	909	245					
5606	.43	.27	65,748	283	76					
8742	.13	.34	72,894	95	32					
8742	.13	.34	18,973	25	9					
8810	.07	.40	61,494	43	17					
8810	.07	.40	30,844	22	9					
9765	WORKPLACE SAFETY (-55	-16					
9765	WORKPLACE SAFETY (-17	-5					
9807	EMPLOYERS LIABILIT			0	0					
9812	EMPLOYERS LIABILIT			0	0					
9841	DRUG-FREE WORKPLAC			-134	-40					
9841	DRUG-FREE WORKPLAC			-41	-12					
Policy Total:				Subject	13,640	Total Act Inc Losses:		0		

09-FLORIDA

Firm ID: Firm Name: J E DECKER CONSTRUCTION GROUP LLC

Carrier: 24759 Policy No. AVWCFL2917832020 Eff Date: 08/01/2020 Exp Date: 08/01/2021

Code	ELR	D-Ratio	Payroll	Expected Losses	Exp Prim Losses	Claim Data	IJ	OF	Act Inc Losses	Act Prim Losses
5403	2.30	.31	68,320	1,571	487					
5606	.43	.27	181,896	782	211					
8742	.13	.34	68,572	89	30					
8810	.07	.40	81,544	57	23					
9765	WORKPLACE SAFETY (-50	-15					
9812	EMPLOYERS LIABILIT			0	0					
9841	DRUG-FREE WORKPLAC			-123	-37					
Policy Total:				Subject	8,482	Total Act Inc Losses:		0		

09-FLORIDA

Firm ID: Firm Name: J E DECKER CONSTRUCTION GROUP LLC

Carrier: 24759 Policy No. AVWCFL3015612021 Eff Date: 08/01/2021 Exp Date: 08/01/2022

Code	ELR	D-Ratio	Payroll	Expected Losses	Exp Prim Losses	Claim Data	IJ	OF	Act Inc Losses	Act Prim Losses
5403	2.30	.31	97,363	2,239	694					
5606	.43	.27	218,650	940	254					
8742	.13	.34	94,106	122	41					
8810	.07	.40	121,763	85	34					
9765	WORKPLACE SAFETY (-68	-20					
9812	EMPLOYERS LIABILIT			0	0					
9841	DRUG-FREE WORKPLAC			-166	-50					
Policy Total:				Subject	10,304	Total Act Inc Losses:		0		

SUPPLIER DIVERSITY PROGRAM & PARTICIPATION



Commitment to Small/Diverse Business Use

It is often a requirement but always best practice and the right thing for firms to engage with small/diverse businesses and commit to goals for participation. Decker Construction has a proud history of achievement in not only meeting but exceeding these goals.

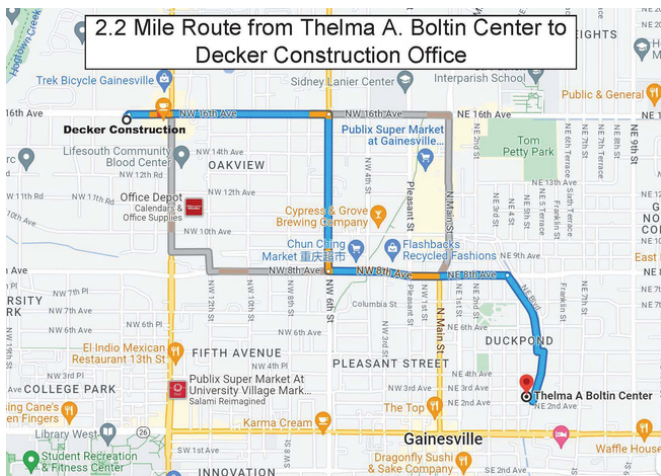
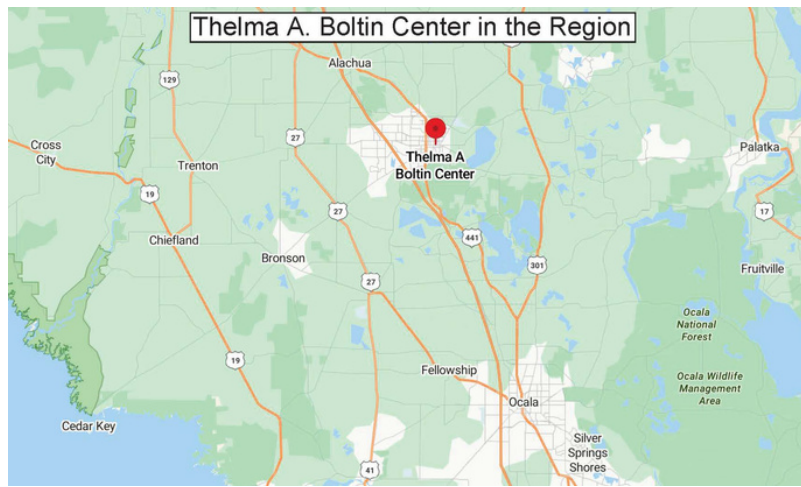
Chris Decker serves as the champion for Decker Construction's supplier diversity program. Chris has been involved in the UF SBSB program since 2013 when Decker Construction served as a protégé. Since then, we have had the opportunity to serve as a mentor for multiple successful companies. In 2019, we were honored to be recognized with an award for "Outstanding Efforts Integrating and Expanding the Principles of the Supplier Diversity in Vendor Education and Development" for which we were very proud to receive.

As a certified small business ourselves, we find it mutually beneficial to utilize as many small/diverse organizations on our projects as possible. The goal for our team at Decker Construction is to hit a minimum on average of 20% participation on every project for participation by small/diverse businesses throughout the entire construction process. This includes vendors, subcontractors, and consultants. Depending on the scope of the project, this may not always be feasible; however, the intent to engage as many small/diverse businesses remains at the forefront of our intentions. If a project was highly based upon building automation systems, we may not be able to find a qualified small/diverse company that meets any of the small/diverse criteria. In those instances, we do our best to ensure whatever components of the project that can be performed by small/diverse vendors, are utilized. Often, we find diverse vendors and subcontractors who do not have experience working on City of Gainesville projects. We like to utilize smaller projects to help acclimatize them to the technicalities of this type of work and the expectations that will define successful completion of projects in this environment. We are also 100% committed to supporting our local economy and utilizing local firms for all local projects whenever possible. It is our firm's core value and mission to "Build a Better Quality of Life for Our Communities and Everyone We Serve." Utilizing local and small/diverse businesses helps us attain this foundational goal of ours..

PROJECT SITE SURVEY WITH PROPOSED SITE LOGISTICS PLAN



REGIONAL LOCATION INFO



ROUTE TO PROJECT SITE

PROPOSED SITE LAYOUT & LOGISTICS PLAN



COMMUNITY INVOLVEMENT



Charitable Giving and Community Involvement

Our company is actively involved in the community and giving back. We support the following organizations/groups:

CORNERSTONE ACADEMY
 ALACHUA COUNTY YOUTH FAIR
 XTRORDINARY JOY
 EPILEPSY FOUNDATION
 BUCCHOLZ HIGH SCHOOL SPORTS TEAMS
 MARCH OF DIMES
 BUILDERS ASSOCIATION OF NCF
 SBVDR (UF Small Business Vendor Diversity Relations)
 MILITARY ORDER OF PURPLE HEARTS
 AUTISM AWARENESS
 RINKER SCHOOL OF BCN

REELING FOR KIDS
 CHILDRENS MIRACLE NETWORK
 FESTIVAL OF TREES
 FISHING FOR KIDS
 AIA LOCAL CHAPTER (Golf Tournament)
 RONALD MCDONALD HOUSE
 GAINESVILLE YOUTH BASEBALL
 OFFICER DOWN TRIBUTE
 BOY SCOUTS OF AMERICA
 DIXIE COUNTY LITTLE LEAGUE
 ALACHUA COUNTY SHERIFFS OFFICE



A Chapter of the American Institute of Architects

